

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF DELAWARE**

In re:

THE UNIVERSITY OF THE ARTS, *et al.*,<sup>1</sup>

Debtors.

Chapter 7

Case No. 24-12140 (BLS)

(Jointly Administered)

**Related Docket Nos. 249, 250, 254, 255, and 258**

**CERTIFICATE OF SERVICE**

I, David W. Carickhoff, hereby certify that on February 25, 2025, I caused true and correct copies of the following pleadings to be served (i) by CM/ECF upon those parties registered to receive such electronic notifications in this case, (ii) by electronic or first-class mail upon the parties listed on the attached service list:

- (1) Notice of (I) Successful Bid and Bidder for Certain Real Property and Related Assets Located at 320 and 320R S. Broad Street, Philadelphia, PA (Hamilton & Furness Halls) and (II) Filing of Asset Purchase Agreement and Sale Order [Docket No. 249];
- (2) Declaration of Alfred T. Giuliano, Chapter 7 Trustee, in Support of Sale of Real Property and Related Assets Located at 320 and 320R S. Broad Street, Philadelphia, PA (Hamilton & Furness Halls) [Docket No. 250];
- (3) Notice of *Amended* Agenda of Matters Scheduled for Hearing on February 26, 2025, at 10:00 a.m. (Eastern Time) [Docket No. 254];
- (4) Order (I) Authorizing and Approving the Sale of Certain Real Property and Related Assets Located at 320 and 320R S. Broad Street, Philadelphia PA (Hamilton & Furness Halls) Free and Clear of All Liens, Claims Encumbrances and Other Interests, and (II) Granting Other Related Relief [Docket No. 255]; and
- (5) Notice of *Second Amended* Agenda of Matters Scheduled for Hearing on February 26, 2025, at 10:00 a.m. (Eastern Time) [Docket No. 258].

---

<sup>1</sup> The debtors in these cases, along with the last four digits of the federal tax identification number for each of the debtors, where applicable are: The University of the Arts (9911); and U of Arts Finance, LLC (9911).

Dated: March 26, 2025  
Wilmington, Delaware

**CHIPMAN BROWN CICERO & COLE, LLP**

/s/ David W. Carickhoff

David W. Carickhoff (No. 3715)

Alan M. Root (No. 5427)

Hercules Plaza

1313 North Market Street, Suite 5400

Wilmington, Delaware 19801

Telephone: (302) 295-0192

Email: [carickhoff@chipmanbrown.com](mailto:carickhoff@chipmanbrown.com)

[root@chipmanbrown.com](mailto:root@chipmanbrown.com)

*Counsel for the Chapter 7 Trustee*

## **SERVICE LIST**

### ***VIA EMAIL***

Benjamin A. Hackman, Esquire  
*Office of the United States Trustee*  
Email: [benjamin.a.hackman@usdoj.gov](mailto:benjamin.a.hackman@usdoj.gov)

Gregory T. Donilon, Esquire  
Marc J. Phillips, Esquire  
Richard G. Placey, Esquire  
*Montgomery McCracken Walker & Rhoads LLP*  
Email: [gdonilon@mmwr.com](mailto:gdonilon@mmwr.com)  
[mphillips@mmwr.com](mailto:mphillips@mmwr.com)  
[rplace@mmwr.com](mailto:rplace@mmwr.com)  
(Counsel for Debtors)

Amy Caton, Esquire  
Douglas Buckley, Esquire  
*Kramer Levin Naftalis & Frankel LLP*  
Email: [acaton@kramerlevin.com](mailto:acaton@kramerlevin.com)  
[dbuckley@kramerlevin.com](mailto:dbuckley@kramerlevin.com)  
(Counsel for UMB Bank, N.A.)

Domenic E. Pacitti, Esquire  
*Klehr Harrison Harvey Branzburg LLP*  
Email: [dpacitti@klehr.com](mailto:dpacitti@klehr.com)  
(Counsel for UMB Bank, N.A.)

Morton R. Branzburg, Esquire  
*Klehr Harrison Harvey Branzburg LLP*  
Email: [mbranzburg@klehr.com](mailto:mbranzburg@klehr.com)  
(Counsel for UMB Bank, N.A.)

Nicholas Brannick, Esquire  
*Ballard Spahr, LLP*  
Email: [brannickn@ballardspahr.com](mailto:brannickn@ballardspahr.com)  
(Counsel for TD Bank, N.A.)

Diane E. Vuocolo, Esquire  
*Ballard Spahr, LLP*  
Email: [vuocolod@ballardspahr.com](mailto:vuocolod@ballardspahr.com)  
(Counsel for TD Bank, N.A.)

Joseph H. Lemkin, Esquire  
*Stark & Stark, P.C.*  
Email: [jlemkin@stark-stark.com](mailto:jlemkin@stark-stark.com)  
(Counsel for De Lage Landen Financial Services, Inc.)

Megan N. Harper, Esquire  
Deputy City Solicitor  
*City of Philadelphia Law Department*  
Email: [Megan.Harper@phila.gov](mailto:Megan.Harper@phila.gov)

Jacob Ross Wasser-Segal, Esquire  
*McMonagle Perri McHugh Mischak & Davis*  
Email: [jsegal@mpmpc.com](mailto:jsegal@mpmpc.com)  
(Counsel to 14 WA Partners LP)

*14 WA Partners LP*  
Email: [rjs@pearl-properties.com](mailto:rjs@pearl-properties.com)  
[jls@pearl-properties.com](mailto:jls@pearl-properties.com)

Susan E. Kaufman, Esquire  
*Law Offices of Susan E. Kaufman, LLC*  
Email: [skaufman@skaufmanlaw.com](mailto:skaufman@skaufmanlaw.com)  
(Counsel for American Federation of Teachers and AFT Local 9608)

Damien N. Tancredi, Esquire  
*Flaster/Greenberg P.C.*  
Email: [damien.tancredi@flastergreenberg.com](mailto:damien.tancredi@flastergreenberg.com)  
(Counsel for Metro Commercial Real Estate)

Hanan B. Kolko, Esquire  
Matthew E. Stolz, Esquire  
*Cohen, Weiss and Simon LLP*  
Email: [hkolko@cwsny.com](mailto:hkolko@cwsny.com)  
[mstolz@cwsny.com](mailto:mstolz@cwsny.com)  
(Counsel for American Federation of Teachers and AFT Local 9608)

John J. Monaghan, Esquire  
Lynne B. Xerras, Esquire  
*Holland & Knight LLP*  
Email: [bos-bankruptcy@hklaw.com](mailto:bos-bankruptcy@hklaw.com)  
[lynne.xerras@hklaw.com](mailto:lynne.xerras@hklaw.com)  
(Counsel for Temple University)

Robert J. Dehney, Sr., Esquire  
Eric D. Schwartz, Esquire  
*Morris Nichols Arsht & Tunnell*  
Email: [rdehney@morrisnichols.com](mailto:rdehney@morrisnichols.com)  
[eschwartz@morrisnichols.com](mailto:eschwartz@morrisnichols.com)

David B. Smith, Esquire  
*Smith Kane Holman, LLC*  
Email: [dsmith@skhlaw.com](mailto:dsmith@skhlaw.com)  
(Counsel for Moore College of Art & Design)

Tori L. Remington, Esquire  
*Troutman Pepper Hamilton Sanders LLP*  
Email: [tori.remington@troutman.com](mailto:tori.remington@troutman.com)  
(Counsel for Curtis Institute of Music)

Francis J. Lawall, Esquire  
*Troutman Pepper Hamilton Sanders LLP*  
Philadelphia, PA 19103-2799  
Email: [francis.lawall@troutman.com](mailto:francis.lawall@troutman.com)  
(Counsel for Curtis Institute of Music)

Christopher R. Momjian, Senior Deputy  
Attorney General  
*Pennsylvania Office of Attorney General*  
Email: [crmomjian@attorneygeneral.gov](mailto:crmomjian@attorneygeneral.gov)

Jeffrey Kurtzman, Esquire  
*Kurtzman | Steady, LLC*  
Email: [kurtzman@kurtzmansteady.com](mailto:kurtzman@kurtzmansteady.com)  
(Counsel for Iron Stone real Estate Partners)

Mark E. Felger, Esquire  
*Cozen O'Connor*  
Email: [mfelger@cozen.com](mailto:mfelger@cozen.com)  
(Counsel for Allan Domb Real Estate)

Christopher R. Donoho III, Esquire  
*Hogan Lovells*  
Email: [chris.donoho@hoganlovells.com](mailto:chris.donoho@hoganlovells.com)  
(Counsel for UA Agency LLC)

**VIA FIRST-CLASS MAIL**

*Bank of New York Mellon Trust Company, N.A.*  
500 Ross Street, 12<sup>th</sup> Floor  
Pittsburgh, PA 15262

*TD Bank, N.A.*  
2005 Market Street, 2<sup>nd</sup> Floor  
Philadelphia, PA 19103

*Xerox Financial Services*  
201 Merritt 7  
Norwalk, CT 06856

*Engie Resources LLC*  
1111 Old Eagle School Road  
Wayne, PA 19087

*UMB Bank, N.A., as Collateral Agent*  
120 South Sixth Street, Suite 1400  
Minneapolis, MN 55402

Center City District  
100 South Broad Street, Suite 1N  
Philadelphia, PA 19110

*City of Philadelphia Department of Revenue*  
Municipal Services Building  
1401 John F. Kennedy Boulevard  
Philadelphia, PA 19102

*UA Agency, LLC*  
c/o Hogan Lovells US LLP  
Columbia Square  
555 Thirteenth Street, NW  
Washington, D.C. 20004

*Internal Revenue Service*  
P.O. Box 7346  
Philadelphia, PA 19101-7346

*Pennsylvania Department of Revenue*  
Department 280946  
Attn: Bankruptcy Division  
Harrisburg, PA 17128-0946

*Pennsylvania Office of Attorney General*  
16<sup>th</sup> Floor, Strawberry Square  
Harrisburg, PA 17120

*City of Philadelphia Department of Revenue*  
Municipal Services Building  
1401 John F. Kennedy Boulevard  
Philadelphia, PA 19102